

**MINUTES OF THE REGULAR MEETING**

**OF THE**

**COMMISSIONERS OF THE CHICAGO HOUSING AUTHORITY**

**August 21, 2001**

The Commissioners of the Chicago Housing Authority held its Regular meeting on Tuesday, August 21, 2001 at 8:30 a.m. at the Washington Park Yancey Center, located at 6245 South Wabash in Chicago.

The meeting was called to order by the Chairperson, and upon roll call, those present and absent were as follows:

Present:	Sharon Gist Gilliam
	Hallie Amey
	Mamie Bone
	Michael Darcy
	Leticia Peralta Davis
	Rahm Emanuel
	Dr. Mildred Harris
	Andrew Mooney
	Sandra Young

Absent:	Earnest Gates
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Also present were Terry Peterson, Chief Executive Officer; G.A. Finch, General Counsel; Chicago Housing Authority Staff Members and the General Public.

There being a quorum present, the meeting duly convened and business was transacted as follows:

The Chairperson convened the Public Hearing portion of the meeting by inviting residents and the public at large to address the Board.

Immediately following the Public Hearing Session, Terry Peterson, Chief Executive Officer, presented his monthly report. Per Mr. Peterson, the CHA will end the fiscal year with a balanced budget, which is a supporting factor contributing to the success of the Plan foundation. The Authority is on schedule with the rehabilitation of over 1,000 senior and scattered site housing units, and developers are on site at several family developments. Mr. Peterson also stated that the crime rate is down around public housing, and contributed this success rate to the diligence and cooperation of residents participating in the various crime prevention programs in their communities

A motion was then introduced and seconded to adjourn to Executive Session. The Chairperson announced that pursuant to the Open Meetings Act, 5 ILCS 120/2, the Board would adjourn for

approximately one (1) hour to discuss pending, probable or imminent litigation, collective negotiating matters, security and personnel matters.

The Commissioners subsequently reconvened in Open Session and Chairperson Gilliam thereupon introduced the Resolutions discussed in Executive Session..

Commissioner Mooney moved the adoption of the following resolution:

**(Item No. 1)**

**RESOLUTION NO. 2001-CHA-101**

**WHEREAS,** The Board of Commissioners of the Chicago Housing Authority has reviewed the Board Letter dated July 23, 2001, entitled “Approval of New Design for The CHA Corporate Seal.”

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** The Board of Commissioners approve the new design, adopt the design as the CHA’s official corporate seal and insignia and authorize a trademark application of the new design to the CHA.

Motion to adopt said resolution was seconded by Commissioner Harris and the voting was as follows:

Ayes:	Sharon Gist Gilliam Hallie Amey Mamie Bone Michael Darcy Leticia Peralta Davis Rahm Emanuel Dr. Mildred Harris Andrew Mooney Sandra Young
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Nays:	None
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The Chairperson thereupon declared said motion carried and said resolution adopted.

Commissioner Young moved the adoption of the following resolution:

**(Item No. 2)**

**RESOLUTION NO. 2001-CHA-102**

**WHEREAS,** the Board of Commissioners of the Chicago Housing Authority has reviewed the Board Letter dated August 3, 2001 requesting that the Board of Commissioners approve the Personnel Action Reports for July 2001.

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** the Board of Commissioners hereby approves the Personnel Actions for July 2001.

Motion to adopt said resolution was seconded by Commissioner Harris and the voting was as follows:

Ayes:	Sharon Gist Gilliam Hallie Amey Mamie Bone Michael Darcy Leticia Peralta Davis Rahm Emanuel Dr. Mildred Harris Andrew Mooney Sandra Young
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Nays:	None
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The Chairperson thereupon declared said motion carried and said resolution adopted.

Commissioner Young, Chairperson of the Tenant Services Committee, then introduced an Omnibus Motion for the adoption of Items A1 and A2, recommended for approval by the Tenant Services Committee at the meeting held on Wednesday, August 15, 2001 at 1:00 p.m. at the 626 Corporate Office.

**(Item No. A1)**

To ensure that social services were available to its residents this summer, the resolution for Item A1 grants approval of an Intergovernmental Agreement with the City of Chicago, Mayor's Office of Workforce Department. Participants will receive instructions in a wide range of basic academic skills, employment training opportunities as well as training in personal life skills. The program will be funded by the Mayor's Office of Workforce Development.

**RESOLUTION NO. 2001-CHA-103**

**WHEREAS,** the Board of Commissioners of the Chicago Housing Authority has reviewed the Board Letter dated July 30, 2001 entitled "Authorization To Enter Into An Intergovernmental Agreement With The City of Chicago, Acting Through The Mayor's Office Of Workforce Development, To Provide A Summer Pre-Internship Employment Training Program For Fourteen and Fifteen Year Old CHA Residents."

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** the Board of Commissioners authorizes the Chief Executive Officer or his Designated representative to enter into an Intergovernmental Agreement with the City of Chicago, acting through the Mayor's Office of Workforce Development, to provide a summer pre-internship employment training program for fourteen and fifteen year old CHA residents for the period of July 9, 2001 through August 17, 2001 for a total amount not to exceed \$202,412.00.

**(Item No. A2)**

At the request of the Board, a Section 3 Oversight Committee was formed to revise the CHA Section 3 Policy. The Committee consisted of approximately 22 members 10 of who are active members of the CHA resident leadership. The revised Policy outlines the CHA's policy statement, goals and preferences for hiring and subcontracting, and Section 3 compliance requirements. The following resolution grants approval to revise the CHA Section 3 Policy as recommended by the Oversight Committee:

**RESOLUTION NO. 2001-CHA-104**

**WHEREAS,** the Board of Commissioners has reviewed the Board letter dated August 1, 2001 requesting the authorization to adopt the revised Section 3 Policy,

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** the Board of Commissioners for the Chicago Housing Authority, hereby adopts the revised Section 3 Policy;

**THAT,** the revised Section 3 Policy is effective on the date of Board approval;

**THAT,** this policy supersedes all previously issued policies and Board Resolutions that pertain to Section 3 policy, including internal memoranda and prescribed forms;

**THAT,** the special committee formed to revise the CHA's Section 3 Policy is hereby disbanded.

The Omnibus Motion to adopt resolutions for Items A1 and A2 was seconded by Commissioner Bone and the voting was as follows:

Ayes:	Sharon Gist Gilliam
	Hallie Amey
	Mamie Bone
	Michael Darcy
	Leticia Peralta Davis
	Rahm Emanuel

Dr. Mildred Harris  
Andrew Mooney  
Sandra Young

Nays:               None

There being no questions or discussion, the Chairperson thereupon declared said motion carried and said resolutions adopted. The Tenant Services Committee Report was also accepted in total.

Immediately following the approval of the above items, the Chairperson presented the Section 3 Committee members with a Certificate of Award for their hard work, commitment and dedication in bringing to fruition such an important task.

In the absence of Commissioner Gates, Commissioner Mooney presented the Operations & Facilities Committee report. Per Commissioner Mooney, the Committee met on Wednesday, August 15, 2001 at 2:00 p.m. at the 626 Corporate Office. Due to a lack of quorum Resolutions were not voted but were discussed. Additionally, an update on Asset Management and Capital Construction was presented to the Committee by Duwain Bailey, Chief of Operations.

**(Item No. B1)**

The CHA Plan for Transformation requires the demolition of all gallery-style high-rise buildings. In order to achieve this goal, building consolidation in anticipation of demolition is necessary. The resolution for Item B1 requests approval to modify the contract with Woodlawn Community Development Corporation and approve the allocation and disbursement of funds in a cumulative not-to-exceed amount of \$2,505,000 for the renovation of 167 units under the “make-ready” program.

Commissioner Mooney then made a motion to adopt the following resolution for Item B1.

**RESOLUTION NO. 2001-CHA-105**

**WHEREAS,**     the Board of Commissioners has reviewed the memorandum dated July 23,2001 entitled, “Approval of Comprehensive Grant Program Budget Allocation and Disbursement For Building Consolidation Initiative” and concurs with the recommendations contained therein;

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,**           the Board of Commissioners authorizes the CHA to proceed with the contract modification in the FY 2001 Comprehensive Grant Program budget, and the allocation and disbursement of the cumulative not-to-exceed amount of \$2,505,000 in Comprehensive Grant Program funding for 167 “make-ready” units to Woodlawn Community Development Corporation for the purpose of “make-ready” unit construction. All “make-ready” work performed shall be procured in accordance with 24 CFR 85.36 and applicable procurement regulations and policies. The total amount of Comprehensive Grant Program funds to be allocated and disbursed to the Private Management Firm is as follows:

<u>Development</u>	<u>Private Management Firm</u>	<u>Allocation and Disbursement Amounts</u>
Ickes Homes	Woodlawn Community Development Corp.	Not-to-exceed \$2,505,000

Motion to adopt said resolution was seconded by Commissioner Young and the voting was as follows:

Ayes:               Sharon Gist Gilliam  
Hallie Amey  
Mamie Bone  
Michael Darcy  
Leticia Peralta Davis  
Rahm Emanuel

Dr. Mildred Harris  
Andrew Mooney  
Sandra Young

Nays: None

There being no questions or discussion, the Chairperson thereupon declared said motion carried and said resolution adopted.

**(Item No. B2)**

The resolution for Item B2 approves a contract modification with the Dearborn Homes RMC to support building consolidation efforts associated with implementation of the CHA Plan for Transformation. In addition, it also approves the allocation and disbursement of Comprehensive Grant Program funds in a cumulative not-to-exceed amount of \$2,505,000 for renovation of 167 units under the “make-ready” program.

A motion to adopt the following resolution for Item B2 was then made by Commissioner Mooney:

**RESOLUTION NO. 2001-CHA-106**

**WHEREAS,** the Board of Commissioners has reviewed the memorandum dated July 23, 2001 entitled, “Approval of Comprehensive Grant Program Budget Allocation and Disbursement For Building Consolidation Initiative” and concurs with the recommendations contained therein;

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** the Board of Commissioners authorizes the CHA to proceed with the contract modification in the FY 2001 Comprehensive Grant Program budget, and the allocation and disbursement of the cumulative not-to-exceed amount of \$2,505,000 in Comprehensive Grant Program funding for 167 “make-ready” units to the Dearborn RMC for the purpose of “make-ready” unit construction. All “make-ready” work performed shall be procured in accordance with 24 CFR 85.36 and applicable procurement regulations and policies. The total amount of Comprehensive Grant Program funds to be allocated and disbursed to the Private Management Firm is as follows:

<u>DEVELOPMENT</u>	<u>PRIVATE MANAGEMENT FIRM</u>	<u>PRELIMINARY MAKE-READY BUDGET ESTIMATE</u>
Dearborn Homes	Dearborn Homes RMC	\$2,505,000

Motion to adopt said resolution was seconded by Commissioner Young and the voting was as follows:

Ayes: Sharon Gist Gilliam  
Hallie Amey  
Mamie Bone  
Michael Darcy  
Leticia Peralta Davis  
Rahm Emanuel  
Dr. Mildred Harris  
Andrew Mooney  
Sandra Young

Nays: None

There being no questions or discussion, the Chairperson thereupon declared said motion carried and said resolution adopted.

**(Item No. B3)**

The Resolution for Item B3 approves the award of eight (8) contracts for time and materials services for general maintenance and repairs at various CHA development and scattered site locations to various companies utilized in the Scattered Site Capital Improvement and Make Ready Programs. The contracts will be used for general maintenance and repairs to 670 units at various CHA developments and 1,300 scattered site units. Of the eleven bids received, the eight lowest

bids submitted by contractors listed in the following resolution were accepted by the CHA to satisfy the immediate needs of the Scattered Sites Capital Improvement and Make Ready Programs. Each contractor will be issued a contract for a base term of two years with two one-year option periods to extend the contract.

Commissioner Mooney then moved the adoption of the following resolution

**RESOLUTION NO. 2001-CHA-107**

WHEREAS, the Board of Commissioners have reviewed the Board Letter dated August 7, 2001 requesting authorization to enter into eight (8) contracts with UBM, Inc., Blinderman Construction Company, Inc., C&H Joint Ventures, G. F. Structures Corporation, Oakley Construction Company Inc., Blinderman/Mecor Joint Venture, Blinderman/ APP Joint Venture, and HLF Construction Company, Inc. for time and materials services for General Maintenance and Repairs to 670 units at various CHA developments and 1300 scattered site units (IFB No. 01049), and concurs with the recommendation contained therein.

THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY

THAT, the Board of Commissioners authorizes the Chief Executive Officer or his designee to enter into eight (8) contracts for Time and Materials Services for General Maintenance and Repairs to 670 units at various CHA developments and 1300 scattered site units to the construction firms listed above. All contracts shall be in an amount not-to-exceed \$5,000,000; will be awarded in accordance with IFB No. 10149 and are subject to the Contractors’ compliance with the CHA’s General and Special Conditions.

Motion to adopt said resolution was seconded by Commissioner Bone and the voting was as follows:

Ayes:	Sharon Gist Gilliam Hallie Amey Mamie Bone Michael Darcy Leticia Peralta Davis Rahm Emanuel Dr. Mildred Harris Andrew Mooney Sandra Young
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Nays:	None
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There being no questions or discussion, the Chairperson thereupon declared said motion carried and said resolution adopted.

**(Item No. B4)**

In late 2000, Telesis Corporation was retained by the CHA and The Habitat Company to prepare a comprehensive Revitalization Plan for the HOPE VI grants awarded to ABLA in 1996 and 1998. The Plan represents an extraordinary collaborative effort to transform ABLA Homes and its neighborhood into a more vibrant and successful community, integrated into the Near West Side and Chicago as a whole. The Plan includes construction of 755 new public housing units (in addition to the 329 units already completed in Brooks), 846 affordable rental and homeownership units, and 966 market-rate homeownership units. The original 3,600 units of public housing in ABLA will be redeveloped as 2,896 units of mixed-income housing. The housing types will be a mix of traditional Chicago-style single-family homes as well as 2, 3, and 6-flat buildings, with front doors facing a public street. The buildings will be 4 stories or less, except for the existing 7-story Loomis Courts buildings which will be rehabbed as affordable Section 8 property. The resolution for Item B4 authorize the CEO to begin implementation of the ABLA Homes HOPE VI Revitalization Plan by obtaining the necessary approvals, commitments and issuance of a Request for Proposals for a developer to construct the first phase of mixed income housing.

Commissioner Mooney made a motion to adopt the following resolution for Item B4.

**RESOLUTION NO. 2001-CHA-108**

**WHEREAS,** the Board of Commissioners has reviewed Board Letter dated July 20, 2001 requesting approval and authorization to begin implementation of the HOPE VI Revitalization Plan for ABLA Homes and concurs with the recommendations therein;

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** the Board of Commissioners hereby approves and authorizes the Chief Executive Officer or his designee to begin implementation of the HOPE VI Revitalization Plan for ABLA Homes which includes obtaining necessary federal and local governmental approvals, securing financing commitments and issuing a Request for Proposals for a developer to construct the first phase of mixed income housing.

Motion to adopt said resolution was seconded by Commissioner Harris and the voting was as follows:

Ayes:	Sharon Gist Gilliam
	Hallie Amey
	Mamie Bone
	Michael Darcy
	Leticia Peralta Davis
	Rahm Emanuel
	Dr. Mildred Harris
	Andrew Mooney
	Sandra Young

Nays:	None
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There being no questions or discussion, the Chairperson thereupon declared said motion carried and said resolution adopted.

**(Item No. B5)**

An RFQ was issued by the City of Chicago's Department of Housing on behalf of the CHA and The Habitat Company, for the mixed income residential redevelopment of the CHA's approximately 26-acre site at Henry Horner. The resolution for Item B5 grants approval to enter into a Master Planning and Predevelopment Services Agreement with Brinshore-Michaels Development Team that covers the predevelopment phase. CHA's initial contribution will not exceed \$410,000. CHA will present the second phase arrangements with detailed compensation arrangements under a master development agreement at the appropriate time. The master developer will work with the Horner Working Group to complete predevelopment activities, including development proposal specifics that include physical plans, financial plans and community supportive service planning.

Commissioner Mooney made a motion to adopt the following resolution for Item B5.

**RESOLUTION NO. 2001-CHA-109**

**WHEREAS,** the Board of Commissioners has reviewed the Board Letter dated July 31, 2001, requesting authorization to enter into a contract for master planning and predevelopment services with the Brinshore-Michaels Development Team and concurs with the recommendation contained therein;

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** the Board of Commissioners authorize the Chief Executive Officer or his designee to execute a Master Planning and Predevelopment Services Agreement with Brinshore-Michaels Development Team in an amount not to exceed \$410,000 covering initial predevelopment planning and predevelopment activities and community supportive service planning.

Motion to adopt said resolution was seconded by Commissioner Young and the voting was as follows:

Ayes:	Sharon Gist Gilliam
	Hallie Amey

Michael Darcy  
Leticia Peralta Davis  
Rahm Emanuel  
Dr. Mildred Harris  
Andrew Mooney  
Sandra Young

Recused: Mamie Bone

Nays: None

There being no questions or discussion, the Chairperson thereupon declared said motion carried and said resolution adopted.

**(Item No. B6)**

The Cabrini Consent Decree approved by the Board and entered by the Court in September 2000 indicates that CHA is to provide to the Cabrini Green LAC \$400,000 in HOPE VI funds, and \$250,000 in non-HOPE VI funds to be used for technical assistance. Item B6 grants approval for the execution of a Memorandum Of Agreement (MOA) between the CHA and Cabrini Green LAC which sets forth guidelines and procedures that that LAC must follow in contracting for technical assistance services. The Agreement places CHA in an advisory role to the LAC in procurement using non-HOPE VI funds while maintaining CHA's active role in the LAC's procurement using HOPE VI funds. CHA will also retain its responsibility to monitor both funds and obtain proper documentation for disbursement of funds as regulated by HUD.

Motion to adopt the following resolution for Item B6 was then presented by Commissioner Mooney:

**RESOLUTION NO. 2001-CHA-110**

**WHEREAS,** the Board of Commissioners has reviewed the memorandum dated July 30, 2001, entitled “Authorization to execute the Memorandum Of Agreement for technical assistance funds (“Agreement”) between the Chicago Housing Authority and the Cabrini Green Local Advisory Council (“LAC”) and concur with the recommendation contained therein:

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** the Board of Commissioners authorize the Chief Executive Officer or his designee to execute the Memorandum of Agreement For Technical Assistance Funds between the Chicago Housing Authority (“CHA”) and the Cabrini-Green Local Advisory Council (“LAC”).

Motion to adopt said resolution was seconded by Commissioner Harris and the voting was as follows:

Ayes: Sharon Gist Gilliam  
Hallie Amey  
Mamie Bone  
Michael Darcy  
Leticia Peralta Davis  
Rahm Emanuel  
Dr. Mildred Harris  
Andrew Mooney  
Sandra Young

Nays: None

There being no questions or discussion the Chairperson thereupon declared said motion carried and said resolution adopted.

**(Item No. B7)**

In November 200, the CHA submitted an application for funding in the amount of \$89,325.00 to the United States Environmental Protection Agency (EPA) to partially fund the Healthy Homes Education Project. The Healthy Homes Education Project proposes to educate community residents and CHA staff, private property managers, and pest control subcontractors on the



Integrated Pest Management (IPM) program system and the dangers of asthma caused by indoor and ambient air pollutants, allergens, and acute pesticide exposure. The total cost of the Project is \$120,505. The CHA's Project partners, Pediatric Case Management Services, American Lung Association, the Chicago Department of Public Health and the Safer Pest Control Project, will contribute in-kind services and/or materials equivalent to the amount of \$31,180.00 which is the balance necessary to meet the projected budget for the Project. The resolution for Item B7 approves acceptance of the EPA grant.

A Motion to adopt the following resolution for Item B7 was then presented by Commissioner Mooney:

**RESOLUTION NO. 2001-CHA-111**

**WHEREAS,** The Board of Commissioners of the Chicago Housing Authority has reviewed the Board Letter dated August 8, 2001, entitled, “Authorization to Accept a Grant from the Environmental Protection Agency to Implement the Healthy Homes Education Project”;

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** The Board of Commissioners of the Chicago Housing Authority hereby authorizes the Chief Executive Officer or his designee to accept a grant in the amount of \$89,325.00 from the Environmental Protection Agency to Implement the Healthy Homes Education Project.

Motion to adopt said resolution was seconded by Commissioner Darcy and the voting was as follows:

Ayes:	Sharon Gist Gilliam Hallie Amey Mamie Bone Michael Darcy Leticia Peralta Davis Rahm Emanuel Dr. Mildred Harris Andrew Mooney Sandra Young
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Nays:	None
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There being no questions or discussion, the Chairperson thereupon declared said motion carried and said resolution adopted.

Commissioner Davis, Chairperson of the Finance & Audit Committee, presented the following report. Per Commissioner Davis, the Committee met on Wednesday, August 15, 2001 at 1:00 p.m. at the 626 Corporate Office. The Committee was presented with the following financial reports: Treasury and Cash Flow, Quarterly Financial, Budget to Actual Expenditure and Employee Retirement Trust reports. The Committee was also presented with a proposal on Owner-Controlled Construction Wrap-up Insurance, however, following careful consideration, the Committee declined to endorse the proposal at this time.

Commissioner Davis then presented an Omnibus Motion for the approval of the resolutions for Item C1 and C3 recommended for approval by the Finance and Audit Committee.

**(Item No. C1)**

In an effort to streamline processes and produce cost efficiencies, the Authority issued a Request for Proposal for Banking Services. The proposal detailed the Authority's current Treasury operations and Cash Management characteristics and requested submittals from financial institutions to assist CHA in its efforts to employ prudent fiscal policy by utilizing proven technology for the purpose of managing cash receipts, cash disbursements, property operating subsidies and other cash management activities. Of the eight respondents, four finalists were selected to provide oral presentations of their respective qualifications and to demonstrate their on-line banking and reporting system. After reviewing the presentation, the evaluation committee recommended that Harris Bank be awarded the contract for banking services. The following resolution approves award of contract to Harris Bank

**RESOLUTION NO. 2001-CHA-112**

**WHEREAS,** the Board of Commissioners of the Chicago Housing Authority has reviewed the memorandum dated July 18, 2001 entitled "Contract Award for Banking Services to Harris Trust and Savings Bank.

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** the Board of Commissioners authorizes the Chief Executive Officer or his designee to enter into a two-year contract, with three one-year options, and if required, subject to Board and HUD approval, with Harris Trust and Savings Bank for banking services in an amount not-to-exceed \$120,000.

**(Item No. C3)**

In May 2001, the Board of Commissioners authorized the issuance of a Letter of Intent to Catholic Charities. The purpose of the Letter of Intent was to negotiate and execute a long-term land lease thereby permitting the Catholic Charities development team to proceed with the development of a 70 unit elderly building on the Darrow site. Of the 70 units, approximately 75% would be for CHA residents. The plan for an elderly building at this location is compatible with the HOPE VI redevelopment plan. The Letter of Intent will also be subject to the delivery of an acceptable plan coordinated with the Master Plan for the development, and execution of a Development Agreement and Ground Lease satisfactory to both parties. Catholic Charities continues to make progress since the May Board approval. Its application for additional financing is under consideration by the City of Chicago's Department of Housing (DOH), and it has received an extension of HUD's financing commitment. The next steps are to receive financing from DOH, to refine the site plan, and to submit a disposition application for the Board approval. The Resolution for Item C3 approves an extension to the Letter of Intent through August 2002.

**RESOLUTION NO. 2001-CHA-114**

**WHEREAS,** the Board of Commissioners has reviewed the Board Letter dated July 21, 2001, requesting authorization to extend the Letter of Intent to negotiate and execute a long term land lease for the development of a portion of the Darrow Homes site in favor of a yet to-be-formed not-for-profit corporation affiliated with and controlled by Catholic Charities, and concurs with the recommendation contained therein;

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** the Board of Commissioners hereby authorizes the Chief Executive Officer or his designee to extend the Letter of Intent to negotiate and execute a long term land lease for the development of a portion of the Darrow Homes site in favor of a yet to-be-formed not-for-profit corporation affiliated with and controlled by Catholic Charities, in exchange for \$1. The Letter of Intent shall be valid through August 31, 2002, with one (1) one-year option, subject to annual Board of Commissioners approval beginning on August 31, 2002.

The Omnibus Motion to adopt the resolutions for Items C1 and C3 was seconded by Commissioner Mooney and the voting was as follows:

Ayes:	Sharon Gist Gilliam Hallie Amey Mamie Bone Michael Darcy Leticia Peralta Davis Rahm Emanuel Dr. Mildred Harris Andrew Mooney Sandra Young
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Nays:	None
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There being no questions or discussion, the Chairperson thereupon declared said Motion carried and said resolutions adopted.

Commissioner Davis then requested Walter Smith, Chief of Information and Technology Services to present an overview of Walk-On Item C1. Commissioner Davis advised the Board that while

this item was included in the Finance Committee agenda no presentation was make at the Committee meeting due to the absence of staff.

**(Item No. C2)**

In order to support the Plan For Transformation, the Authority must develop several custom applications to monitor, track and provide assistance to residents affected by the Plan's implementation. A Tenant Relocation Tracking system is being developed utilizing the Oracle Data Base platform. The programming resources purchased by these contracts are required since the Authority currently does not have sufficient in-house resources with the necessary skill sets to develop the application. The Resolution for Item C2 approves award of contract to the following multiple vendors, Spherion Technology, Thomas/Gont Enterprises and Catalyst Consulting Group, which will allow the Authority to select the best Oracle development programmers available in the greater Chicago-land area. By selecting these vendors, the vendor resources will address multiple initiatives while maintaining our focus on Authority-wide system.

Commissioner Davis then introduced a motion to approve the following Resolution for Item C2.

**RESOLUTION 2001-CHA-113**

**WHEREAS,** the Board of Commissioners has reviewed the Board Letter dated July 24, 2001 entitled, "Authorization to award three contracts for Oracle Web Development Services to: Spherion Technology, Thomas/Gont Enterprises and Catalyst Consulting Group."

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT** the Board of Commissioners authorizes the Chief Executive Officer or his designee to enter into a contract for Oracle web development services for the CHA with Spherion Technology, Thomas/Gont Enterprises and Catalyst Consulting Group in a total amount not-to-exceed \$559,998.00 representing a total not to exceed amount of \$186,666.00 per contract for a two-year base period with a one year option to extend each, which option is subject to HUD approval.

Motion to adopt said resolution was seconded by Commissioner Darcy and the voting was as follows:

Ayes:	Sharon Gist Gilliam Hallie Amey Mamie Bone Michael Darcy Leticia Peralta Davis Rahm Emanuel Dr. Mildred Harris Andrew Mooney Sandra Young
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Nays:	None
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There being no questions or discussion, the Chairperson thereupon declared said motion carried and said resolutions adopted.

**(Walk-On Item No. 1)**

In April 2001, the Board of Commissioners granted approval to the Chief Executive Officer to accept, negotiate and enter into a grant agreement for the Community TransNet Grant with the Chicago Department of Human Services (CDHS) in the amount of \$200,000. The CHA does not anticipate receiving the \$200,000 in technical assistance funds from the RTA, through the Job Access Reverse Commute Program, until September. In order to ensure that there is no interruption in transportation services during this interim period, CDHS has granted an additional \$50,000 in Community TransNet Grant funds. The resolution for Walk-On Item 1 approves acceptance of these funds.

Commissioner Davis then introduced a Motion for the acceptance of the following resolution:

**RESOLUTION NO. 2001-CHA-115**

**WHEREAS,** the Board of Commissioners of the Chicago Housing Authority has reviewed the Board Letter dated August 17, 2001 entitled "Authorization To

Accept An Additional \$50,000 In Community TransNet Grant Funds From  
The Chicago Department of Human Services.”

**THEREFORE, BE IT RESOLVED BY THE CHICAGO HOUSING AUTHORITY**

**THAT,** the Board of Commissioners authorizes the Chief Executive Officer or his  
designee to accept an additional \$50,000 in Community TransNet Grant  
funds from the Chicago Department of Human Services.

Motion to adopt said resolution was seconded by Commissioner Amey and the voting was as  
follows:

Ayes: Sharon Gist Gilliam  
Hallie Amey  
Mamie Bone  
Michael Darcy  
Leticia Peralta Davis  
Rahm Emanuel  
Dr. Mildred Harris  
Andrew Mooney  
Sandra Young

Nays: None

There being no questions or discussion, the Chairperson thereupon declared said motion carried  
and said resolutions adopted.

There being no further business come before the Commissioners, upon motion made, seconded and  
carried, the meeting of the Board of Commissioners was adjourned.

s/b: Sharon Gist Gilliam  
Chairperson

s/b: Lee Gill  
Custodian and Recorder of Records